

ARIZONA CORPORATION COMMISSION
UTILITIES DIVISION

RECEIVED

SEP 25 2003

Z CORPORATION COMMISSION
DIRECTOR OF UTILITIES

ANNUAL REPORT MAILING LABEL – MAKE CHANGES AS NECESSARY

W-03231A



Verde Santa Fe Water Co, LLC
6730 N. Scottsdale Rd. Suite 230
Scottsdale, AZ 85253

ANNUAL REPORT

*Entrance
9/25/03
C.M.*

FOR YEAR ENDING

12	31	2002
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FOR COMMISSION USE

<i>ANN 04</i>	<i>02</i>
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COMPANY INFORMATION

Company Name (Business Name) Verde Santa Fe Water Company, LLC

Mailing Address **6825 E. Tennessee Ave. Suite 401**
(Street)

Denver
(City)

CO
(State)

80224
(Zip)

(303) 333-1250
Telephone No. (Include Area Code)

(303) 333-1257
Fax No. (Include Area Code)

Pager/Cell No. (Include Area Code)

Email Address: N/A

Local Office Mailing Address **6730 N. Scottsdale Rd. Suite 230**
(Street)

Scottsdale
(City)

AZ
(State)

85253
(Zip)

(480) 607-5800 X226
Local Office Telephone No. (Include Area Code)

(480) 607-5801
Fax No. (Include Area Code)

Pager/Cell No. (Include Area Code)

Email Address: bspeirs@stardustco.com

MANAGEMENT INFORMATION

Management Contact: Pivotal Utility Management - Jason Williamson , Manager
(Name) (Title)

6825 E. Tennessee Ave. Suite 401
(Street)

Denver
(City)

CO
(State)

80224
(Zip)

(303) 333-1250
Telephone No. (Include Area Code)

(303) 333-1257
Fax No. (Include Area Code)

Pager/Cell No. (Include Area Code)

Email Address: pivotalutility@earthlink.net

On Site Manager: Arizona Wastewater Service
(Name)

2160 Shelby Drive
(Street)

Sedona
(City)

AZ
(State)

86336
(Zip)

(928) 203-9320
Telephone No. (Include Area Code)

(928) 203-9321
Fax No. (Include Area Code)

(928) 300-2773
Pager/Cell No. (Include Area Code)

Email Address: awws@verdenet.com

Statutory Agent:**Stardust Development**

(Name)

6730 N. Scottsdale Rd. Suite 230
(Street)Scottsdale
(City)AZ
(State)85253
(Zip)

(480) 607-5800

Telephone No. (Include Area Code)

(480) 607-5801

Fax No. (Include Area Code)

Pager/Cell No. (Include Area Code)

Attorney: Fennemore Craig – Norm James, Esq.

(Name)

3003 N. Central Ave. Suite 2600

(Street)

Phoenix

(City)

AZ

(State)

85012

(Zip)

(602) 916 – 5346

Telephone No. (Include Area Code)

(602) 916-5546

Fax No. (Include Area Code)

Pager/Cell No. (Include Area Code)

OWNERSHIP INFORMATION

Check the following box that applies to your company:

☐ **Sole Proprietor (S)**☐ **C Corporation (C) (Other than Association/Co-op)**☐ **Partnership (P)**☐ **Subchapter S Corporation (Z)**☐ **Bankruptcy (B)**☐ **Association/Co op (A)**☐ **Receivership (R)**☒ **Limited Liability Company**☐ **Other (Describe)** _____**COUNTIES SERVED**

Check the box below for the county/ies in which you are certificated to provide service:

☐ **APACHE**☐ **COCHISE**☐ **COCONINO**☐ **GILA**☐ **GRAHAM**☐ **GREENLEE**☐ **LA PAZ**☐ **MARICOPA**☐ **MOHAVE**☐ **NAVAJO**☐ **PIMA**☐ **PINAL**☐ **SANTA CRUZ**☒ **YAVAPAI**☐ **YUMA**☐ **STATEWIDE**

COMPANY NAME: Verde Santa Fe Water Co., LLC

UTILITY PLANT IN SERVICE

Acct. No.	DESCRIPTION	Original Cost (OC)	Accumulated Depreciation (AD)	O.C.L.D. (OC less AD)
301	Organization			
302	Franchises	\$12,500	\$2,500	\$10,000
303	Land and Land Rights	\$51,129		\$51,129
304	Structures and Improvements	\$37,500	\$7,500	\$30,000
307	Wells and Springs	\$25,000	\$5,000	\$20,000
311	Pumping Equipment	\$13,558	\$2,606	\$10,952
320	Water Treatment Equipment	\$26,025	\$5,051	\$20,974
330	Distribution Reservoirs and Standpipes			
331	Transmission and Distribution Mains	\$158,578	\$19,608	\$138,970
333	Services	\$18,274	\$2,327	\$15,947
334	Meters and Meter Installations	\$34,110	\$5,174	\$28,936
335	Hydrants	\$10,796	\$1,330	\$9,466
336	Backflow Prevention Devices			
339	Other Plant and Misc. Equipment	\$13,597	\$2,665	\$10,932
340	Office Furniture and Equipment			
341	Transportation Equipment			
343	Tools, Shop and Garage Equipment			
344	Laboratory Equipment			
345	Power Operated Equipment	\$25,000	\$5,000	\$20,000
346	Communication Equipment			
347	Miscellaneous Equipment			
348	Other Tangible Plant			
	TOTALS	\$426,067	\$58,760	\$367,307

This amount goes on the Balance Sheet Acct. No. 108

COMPANY NAME: Verde Santa Fe Water Co., LLC

CALCULATION OF DEPRECIATION EXPENSE FOR CURRENT YEAR

Acct. No.	DESCRIPTION	Original Cost (1)	Depreciation Percentage (2)	Depreciation Expense (1x2)
301	Organization			
302	Franchises	\$12,500	5%	\$625
303	Land and Land Rights	\$51,129		
304	Structures and Improvements	\$37,500	5%	\$1,875
307	Wells and Springs	\$25,000	5%	\$1,250
311	Pumping Equipment	\$13,558	5%	\$678
320	Water Treatment Equipment	\$26,024	5%	\$1,301
330	Distribution Reservoirs and Standpipes			
331	Transmission and Distribution Mains	\$158,578	5%	\$7,929
333	Services	\$18,274	5%	\$914
334	Meters and Meter Installations	\$34,110	5%	\$1,706
335	Hydrants	\$10,796	5%	\$540
336	Backflow Prevention Devices			
339	Other Plant and Misc. Equipment	\$13,597	5%	\$680
340	Office Furniture and Equipment			
341	Transportation Equipment			
343	Tools, Shop and Garage Equipment			
344	Laboratory Equipment			
345	Power Operated Equipment	\$25,000	5%	\$1,250
346	Communication Equipment			
347	Miscellaneous Equipment			
348	Other Tangible Plant			
	TOTALS	\$426,067		\$18,747

This amount goes on Comparative Statement of Income and Expense Acct. No. 403.

COMPANY NAME: Verde Santa Fe Water Co.

BALANCE SHEET

Acct. No.		BALANCE AT BEGINNING OF YEAR	BALANCE AT END OF YEAR
	ASSETS		
	CURRENT AND ACCRUED ASSETS		
131	Cash	\$33,643	\$39,047
134	Working Funds		
135	Temporary Cash Investments		
141	Customer Accounts Receivable	\$4,626	\$1,585
146	Notes/Receivables from Associated Companies		
151	Plant Material and Supplies		
162	Prepayments		
174	Miscellaneous Current and Accrued Assets		
	TOTAL CURRENT AND ACCRUED ASSETS	\$38,269	\$40,622
	FIXED ASSETS		
101	Utility Plant in Service	\$417,993	\$426,067
103	Property Held for Future Use		
105	Construction Work in Progress		
108	Accumulated Depreciation – Utility Plant	(\$40,013)	(\$58,760)
121	Non-Utility Property		
122	Accumulated Depreciation – Non Utility		
	TOTAL FIXED ASSETS	\$377,980	\$367,307
	TOTAL ASSETS	\$416,249	\$407,929

NOTE: The Assets on this page should be equal to **Total Liabilities and Capital** on the following page.

COMPANY NAME: Verde Santa Fe Water Co.

BALANCE SHEET (CONTINUED)

Acct. No.		BALANCE AT BEGINNING OF YEAR	BALANCE AT END OF YEAR
	LIABILITIES		
	CURRENT LIABILITES		
231	Accounts Payable	\$	\$2,507
232	Notes Payable (Current Portion)		
234	Notes/Accounts Payable to Associated Companies		
235	Customer Deposits	\$3,659	\$6,427
236	Accrued Taxes	\$1,181	\$645
237	Accrued Interest		
241	Miscellaneous Current and Accrued Liabilities		
	TOTAL CURRENT LIABILITIES	\$4,840	\$9,579
	LONG-TERM DEBT (Over 12 Months)		
224	Long-Term Notes and Bonds	\$	\$
	DEFERRED CREDITS		
251	Unamortized Premium on Debt	\$	\$
252	Advances in Aid of Construction (Meter Deposits)	\$29,468	\$41,582
255	Accumulated Deferred Investment Tax Credits		
271	Contributions in Aid of Construction		
272	Less: Amortization of Contributions		
281	Accumulated Deferred Income Tax		
	TOTAL DEFERRED CREDITS	\$29,468	\$41,582
	TOTAL LIABILITIES	\$34,308	\$51,161
	CAPITAL ACCOUNTS		
201	Common Stock Issued		\$
211	Paid in Capital in Excess of Par Value	\$	\$
215	Retained Earnings	(\$9,314)	(\$5,173)
218	Proprietary Capital (Sole Props and Partnerships)	\$391,256	\$361,941
	TOTAL CAPITAL	\$381,941	\$356,768
	TOTAL LIABILITIES AND CAPITAL	\$416,249	\$407,929

COMPANY NAME: Verde Santa Fe Water Co.

COMPARATIVE STATEMENT OF INCOME AND EXPENSE

Acct. No.	OPERATING REVENUES	PRIOR YEAR	CURRENT YEAR
461	Metered Water Revenue	\$27,348	\$51,016
460	Unmetered Water Revenue	\$22,844	\$28,182
474	Other Water Revenues	\$1,817	\$3,192
	TOTAL REVENUES	\$52,009	\$82,390
	OPERATING EXPENSES		
601	Salaries and Wages	\$	\$
610	Purchased Water		
615	Purchased Power	\$12,655	\$26,438
618	Chemicals		
620	Repairs and Maintenance	\$499	\$
621	Office Supplies and Expense		
630	Outside Services	\$21,243	\$33,094
635	Water Testing		
636	Contractual Services - Other	\$2,585	\$5,476
650	Transportation Expenses		
657	Insurance – General Liability	\$1,550	\$
659	Insurance - Health and Life		
666	Regulatory Commission Expense	\$463	\$
675	Miscellaneous Expense	\$72	\$475
403	Depreciation Expense	\$18,343	\$18,747
408	Taxes Other Than Income		
408.11	Property Taxes	\$3,943	\$3,358
409	Income Tax		
	TOTAL OPERATING EXPENSES	\$61,354	\$87,587
	OTHER INCOME/EXPENSE		
419	Interest and Dividend Income	\$147.44	\$184.56
421	Non-Utility Income		
426	Miscellaneous Non-Utility Expenses		
427	Interest Expense	\$116.78	\$160.65
	TOTAL OTHER INCOME/EXP	\$30.66	\$23.91
	NET INCOME/(LOSS)	(\$9,314)	(\$5,173)

COMPANY NAME: Verde Santa Fe Water Co.

SUPPLEMENTAL FINANCIAL DATA
Long-Term Debt

	LOAN #1	LOAN #2	LOAN #3	LOAN #4
Date Issued				
Source of Loan				
ACC Decision No.				
Reason for Loan				
Dollar Amount Issued	\$	\$	\$	\$
Amount Outstanding	\$	\$	\$	\$
Date of Maturity				
Interest Rate				
Current Year Interest	\$	\$	\$	\$
Current Year Principle	\$	\$	\$	\$

Meter Deposit Balance at Test Year End \$41,582

Meter Deposits Refunded During the Test Year \$3,992

COMPANY NAME: Verde Santa Fe Water Co.

WATER COMPANY PLANT DESCRIPTION

WELLS

ADWR ID Number	Pump Horsepower	Pump Yield (Gpm)	Casing Size (inches)	Meter Size (inches)
533124	75hp	550		12"

OTHER WATER SOURCES

Name or Description	Capacity (gpm)	Gallons Purchased or Obtained (in thousands)

TOTAL GALLONS PUMPED (NOT SOLD) THIS YEAR (thous.) = 55,500

BOOSTER PUMPS		FIRE HYDRANTS	
Horsepower	Quantity	Quantity Standard	Quantity Other
20	2	12	
50	1		
100	2		

STORAGE TANKS		PRESSURE TANKS	
Capacity	Quantity	Capacity	Quantity
750,000 gal.	1	10,000 gal	1

STATISTICAL INFORMATION

Total number of customers : 179 on Dec. 31, 2002

Total number of gallons sold: 55,486,000 gallons

COMPANY NAME: Verde Santa Fe Water Co. - YEAR ENDING 12/31/2002

PROPERTY TAXES

Amount of actual property taxes paid during Calendar Year 2002 was: \$3,358

Attach to this annual report proof (e.g. property tax bills stamped "paid in full" or copies of cancelled checks for property tax payments) of any and all property taxes paid during the calendar year.

If no property taxes paid, explain why. _____

COMPANY NAME: Verde Santa Fe Water Co. - **YEAR ENDING 12/31/2002**

INCOME TAXES

For this reporting period, provide the following:

Federal Taxable Income Reported	\$0
Estimated or Actual Federal Tax Liability	\$0
State Taxable Income Reported	\$0
Estimated or Actual State Tax Liability	\$45

Amount of Grossed-Up Contributions/Advances:

Amount of Contributions/Advances	\$0
Amount of Gross-Up Tax Collected	\$0
Total Grossed-Up Contributions/Advances	\$0


Decision No. 55774 states, in part, that the utility will refund any excess gross-up funds collected at the close of the tax year when tax returns are completed. Pursuant to this Decision, if gross-up tax refunds are due to any Payer or if any gross-up tax refunds have already been made, attach the following information by Payer: name and amount of contribution/advance, the amount of gross-up tax collected, the amount of refund due to each Payer, and the date the Utility expects to make or has made the refund to the Payer.

CERTIFICATION

The undersigned hereby certifies that the Utility has refunded to Payers all gross-up tax refunds reported in the prior year's annual report. This certification is to be signed by the President or Chief Executive Officer, if a corporation; the managing general partner, if a partnership; the managing member, if a limited liability company or the sole proprietor, if a sole proprietorship.



SIGNATURE



DATE



PRINTED NAME



TITLE

COMPANY NAME: Verde Santa Fe Water Co., LLC - YEAR ENDING 12/31/2002

<p>WATER AND SEWER UTILITIES ONLY</p>
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PROPERTY TAXES

Indicate the amount of actual property taxes paid during this reporting period (Calendar Year 2002)

\$3,357.58

Attach to this annual report proof (e.g. property tax bills stamped "paid in full" or copies of cancelled Checks for property tax payments) of any and all property taxes paid during the calendar year.

If no property taxes paid, explain reasons below:

**VERIFICATION
AND
SWORN STATEMENT
Intrastate Revenues Only**

RECEIVED

SEP 25 2003

AZ CORPORATION COMMISSION
DIRECTOR OF UTILITIES

VERIFICATION

STATE OF _____

I, THE UNDERSIGNED

OF THE

COUNTY OF (COUNTY NAME) Yavapai	
NAME (OWNER OR OFFICIAL) TITLE Jon Munson, Vice President	
COMPANY NAME Verde Santa Fe Water, Co., LLC	

DO SAY THAT THIS ANNUAL UTILITY REPORT TO THE ARIZONA CORPORATION COMMISSION

FOR THE YEAR ENDING

MONTH 12	DAY 31	YEAR 2002
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HAS BEEN PREPARED UNDER MY DIRECTION, FROM THE ORIGINAL BOOKS, PAPERS AND RECORDS OF SAID UTILITY; THAT I HAVE CAREFULLY EXAMINED THE SAME, AND DECLARE THE SAME TO BE A COMPLETE AND CORRECT STATEMENT OF BUSINESS AND AFFAIRS OF SAID UTILITY FOR THE PERIOD COVERED BY THIS REPORT IN RESPECT TO EACH AND EVERY MATTER AND THING SET FORTH, TO THE BEST OF MY KNOWLEDGE, INFORMATION AND BELIEF.

SWORN STATEMENT

IN ACCORDANCE WITH THE REQUIREMENT OF TITLE 40, ARTICLE 8, SECTION 40-401, ARIZONA REVISED STATUTES, IT IS HEREIN REPORTED THAT THE GROSS OPERATING REVENUE OF SAID UTILITY DERIVED FROM ARIZONA INTRASTATE UTILITY OPERATIONS DURING CALENDAR YEAR 2000 WAS:

Arizona IntraState Gross Operating Revenues Only (\$)

\$82,390

(THE AMOUNT IN BOX ABOVE
INCLUDES \$0
IN SALES TAXES BILLED, OR COLLECTED

****REVENUE REPORTED ON THIS PAGE MUST INCLUDE SALES TAXES BILLED OR COLLECTED. IF FOR ANY OTHER REASON, THE REVENUE REPORTED ABOVE DOES NOT AGREE WITH TOTAL OPERATING REVENUES ELSEWHERE REPORTED, ATTACH THOSE STATEMENTS THAT RECONCILE THE DIFFERENCE. (EXPLAIN IN DETAIL)**

SUBSCRIBED AND SWORN TO BEFORE ME

A NOTARY PUBLIC IN AND FOR THE COUNTY OF

THIS

4

DAY OF

(SEAL)

MY COMMISSION EXPIRES 11/23/06

Jon A. Munson

SIGNATURE OF OWNER OR OFFICIAL
480-607-5800 x230

TELEPHONE NUMBER

COUNTY NAME MARICOPA	
MONTH SEPT	2003

SIGNATURE OF NOTARY PUBLIC



**VERIFICATION
AND
SWORN STATEMENT
RESIDENTIAL REVENUE
INTRASTATE REVENUES ONLY**

RECEIVED

SEP 25 2003

VERIFICATION

**✓ CORPORATION COMMISSION
DIRECTOR OF UTILITIES**

STATE OF ARIZONA

I, THE UNDERSIGNED

OF THE

**DO SAY THAT THIS ANNUAL UTILITY REPORT TO THE ARIZONA CORPORATION COMMISSION
FOR THE YEAR ENDING**

MONTH	DAY	YEAR
12	31	2002

HAS BEEN PREPARED UNDER MY DIRECTION, FROM THE ORIGINAL BOOKS, PAPERS AND RECORDS OF SAID UTILITY; THAT I HAVE CAREFULLY EXAMINED THE SAME, AND DECLARE THE SAME TO BE A COMPLETE AND CORRECT STATEMENT OF BUSINESS AND AFFAIRS OF SAID UTILITY FOR THE PERIOD COVERED BY THIS REPORT IN RESPECT TO EACH AND EVERY MATTER AND THING SET FORTH, TO THE BEST OF MY KNOWLEDGE, INFORMATION AND BELIEF.

SWORN STATEMENT

IN ACCORDANCE WITH THE REQUIREMENTS OF TITLE 40, ARTICLE 8, SECTION 40-401.01, ARIZONA REVISED STATUTES, IT IS HEREIN REPORTED THAT THE GROSS OPERATING REVENUE OF SAID UTILITY DERIVED FROM ARIZONA INTRASTATE UTILITY OPERATIONS RECEIVED FROM RESIDENTIAL CUSTOMERS DURING CALENDAR YEAR 2002 WAS:

ARIZONA INTRASTATE GROSS OPERATING REVENUES

\$ 46,900

(THE AMOUNT IN BOX AT LEFT
INCLUDES \$0
IN SALES TAXES BILLED, OR COLLECTED

***RESIDENTIAL REVENUE REPORTED ON THIS PAGE
MUST INCLUDE SALES TAXES BILLED.**

X

Jon Munson
SIGNATURE OF OWNER OR OFFICIAL

SUBSCRIBED AND SWORN TO BEFORE ME

A NOTARY PUBLIC IN AND FOR THE COUNTY OF

THIS

4

DAY OF

(SEAL)

MY COMMISSION EXPIRES 11/23/06

NOTARY PUBLIC NAME

Suzanne M. Jarab

COUNTY NAME

Maricopa

MONTH

Sept

2003

X

SIGNATURE OF NOTARY PUBLIC



2002 TAX NOTICE

JAN 1, 2002
TO
DEC 31, 2002

COUNTY OF YAVAPAI

ARIZONA

ADDRESS: 1015 FAIR ST.
PRESCOTT AZ 86305

EQUAL DESCRIPTION: SECTION 0006 TWN 015 RNG 04E ACRES
VERDE SANTA FE PHASE ONE
TRACT "A"
SEC 6-15N-4E

USE 5500

TAX ROLL NUMBER	118842
PARCEL IDENTIFICATION	407-37-104 5
TAX AREA CODE	0620

IMPORTANT - SEE REVERSE SIDE
FOR COMPLETE EXPLANATION OF
YOUR 2002 TAX NOTICE AND
PAYMENT INSTRUCTIONS.

407-37-104 5 118842

VERDE SANTA FE WATER COMPANY LLC
6825 E TENNESSEE AVE #401
DENEVER CO 80244-0001



2002 TAX SUMMARY (3)	
PRIMARY AD VALOREM TAX	1,738.3
LESS STATE AID TO EDUCATION	0
NET PRIMARY AD VALOREM TAX	1,738.3
SECONDARY AD VALOREM TAX	893.8
SPECIAL DISTRICT TAX	0

PAY TOTAL OR HALF TAX

TOTAL TAX DUE	2,632.1
HALF TAX	1,316.0

DELINQUENT DATES

1st HALF NOV. 1, 2002
2nd HALF MAY 1, 2003

THIS IS THE ONLY NOTICE YOU WILL RECEIVE
NO RECEIPT WILL BE SENT UNLESS REQUESTED

PRIMARY PROPERTY TAX CALCULATION (1)						
ITEM	LIMITED VALUE	ASSMT. %	ASSESSED VALUE	EXEMPTION	TAX RATE	AD VALOREM TAX
LAND, BLDGS, ETC.	88043	250	22011	0	78974	1738.30
PERSONAL PROPERTY	0	0	0	0	0	0.00
TOTALS	88043		22011	0		1738.30
SECONDARY PROPERTY TAX CALCULATION (2)						
ITEM	FULL CASH VALUE	ASSMT. %	ASSESSED VALUE	EXEMPTION	TAX RATE	AD VALOREM TAX
LAND	41000	250	10250	0	40610	416.27
BLDGS, ETC.	47043	250	11761	0	40610	477.61
PERSONAL PROPERTY	0	0	0	0	0	0.00
TOTALS	88043		22011	0		893.88

2001-2002 TAX COMPARISON (4)						
TAX CODE	TAX JURISDICTION	2002 PRIMARY	2002 SECONDARY	2002 TOTAL	2001 TOTAL	DIFFERENCE
02000	YAVAPAI COUNTY & AHCCCS/ALTCS	35377	00	35377	34227	115
02001	SCHOOL EQUALIZATION	10761	00	10761	10597	16
05006	COTTONWOOD-OAK CK SD #6	47451	16674	64125	72571	-844
06105	MINGUS UHS #4	45387	5688	51075	64553	-1347
08150	YAVAPAI COMMUNITY COLLEGE	34854	8703	43557	89878	-4632
11222	VERDE VALLEY FIRE DISTRICT	00	47764	47764	00	4776
11900	FIRE DISTRICT ASSISTANCE FUND	00	2203	2203	2135	6
14900	YAVAPAI COUNTY LIBRARY DIST	00	2459	2459	2352	10
15001	YAVAPAI FLOOD CONTROL DISTRICT	00	4796	4796	4645	15
30000	VALLEY ACADEMY EDUCATION DIST	00	1101	1101	1066	3

2002 TAX NOTICE

JAN 1, 2002
TO
DEC 31, 2002

COUNTY OF YAVAPAI

ARIZONA

ADDRESS: 1015 FAIR ST.
PRESCOTT AZ 86305

EQUAL DESCRIPTION: SECTION 0006 TWN 015 RNG 04E ACRES
TOTAL VALUE OF OPERATING PROPERTY

USE 5500

TAX ROLL NUMBER	133093
PARCEL IDENTIFICATION	940-20-620 4
TAX AREA CODE	0620

IMPORTANT - SEE REVERSE SIDE
FOR COMPLETE EXPLANATION OF
YOUR 2002 TAX NOTICE AND
PAYMENT INSTRUCTIONS.

940-20-620 4 133093

VERDE SANTA FE WATER CO INC
JASON WILLIAMSON/MANAGER
6825 E TENNESSEE AVE STE 401
DENVER CO 80224-1632



2002 TAX SUMMARY (3)	
PRIMARY AD VALOREM TAX	849.0
LESS STATE AID TO EDUCATION	0
NET PRIMARY AD VALOREM TAX	849.0
SECONDARY AD VALOREM TAX	413.7
SPECIAL DISTRICT TAX	0

PAY TOTAL OR HALF TAX

TOTAL TAX DUE	1,262.7
HALF TAX	631.3

DELINQUENT DATES

1st HALF NOV. 1, 2002
2nd HALF MAY 1, 2003

THIS IS THE ONLY NOTICE YOU WILL RECEIVE
NO RECEIPT WILL BE SENT UNLESS REQUESTED

PRIMARY PROPERTY TAX CALCULATION (1)						
ITEM	LIMITED VALUE	ASSMT. %	ASSESSED VALUE	EXEMPTION	TAX RATE	AD VALOREM TAX
LAND, BLDGS, ETC.	994	250	249	0	78974	196.6
PERSONAL PROPERTY	42006	250	10502	0	78974	8293.8
TOTALS	43000		10751	0		8490.4
SECONDARY PROPERTY TAX CALCULATION (2)						
ITEM	FULL CASH VALUE	ASSMT. %	ASSESSED VALUE	EXEMPTION	TAX RATE	AD VALOREM TAX
LAND	994	250	249	0	40610	10.10
BLDGS, ETC.	0	0	0	0	0	0.00
PERSONAL PROPERTY	42006	250	10502	0	38431	4036.0
TOTALS	43000		10751	0		4137.0

2001-2002 TAX COMPARISON (4)						
TAX CODE	TAX JURISDICTION	2002 PRIMARY	2002 SECONDARY	2002 TOTAL	2001 TOTAL	DIFFERENCE
02000	YAVAPAI COUNTY & AHCCCS/ALTCS	17279	00	17279	00	1727
02001	SCHOOL EQUALIZATION	5256	00	5256	00	525
05006	COTTONWOOD-OAK CK SD #6	23177	8145	31322	00	3132
06105	MINGUS UHS #4	22168	2778	24946	00	2494
08150	YAVAPAI COMMUNITY COLLEGE	17024	4250	21274	00	2127
11222	VERDE VALLEY FIRE DISTRICT	00	23329	23329	00	2332
11900	FIRE DISTRICT ASSISTANCE FUND	00	1076	1076	00	107
14900	YAVAPAI COUNTY LIBRARY DIST	00	1201	1201	00	120
15001	YAVAPAI FLOOD CONTROL DISTRICT	00	54	54	00	54
30000	VALLEY ACADEMY EDUCATION DIST	00	537	537	00	537
TOTALS		8490.4	4137.0	12627.4	00	12627

VERDE SANTA FE WATER COMPANY, LLC.
Ross D. Jacobs - Yavapai County Treasurer
Second Half 2002 property tax

4/23/2003

1218
631.37

Wells Fargo Opera Second Half 2002 Property Tax - 940-20

631.37

VERDE SANTA FE WATER COMPANY, LLC.

Ross D. Jacobs - Yavapai County Treasurer
Second Half 2002 property tax

4/23/2003

1219
1,316.09

Wells Fargo Opera Second Half 2002 Property Tax - 407-37

1,316.09

VERDE SANTA FE WATER COMPANY, LLC.

Ross D. Jacobs - Yavapai County Treasurer
First Half 2002 property tax

10/30/2002

1160
631.37

Wells Fargo Opera First Half 2002 Property Tax - 940-20-62

631.37

VERDE SANTA FE WATER COMPANY, LLC.

Ross D. Jacobs - Yavapai County Treasurer
First Half 2002 property tax

10/30/2002

1159
1,316.09

Wells Fargo Opera First Half 2002 Property Tax - 407-37-10

1,316.09